

Exhibit A

Definitions

Fitness centers/health clubs: An establishment that provides health and fitness facilities such as running, jogging, aerobics, weight lifting, court sports, and swimming, and may include ancillary facilities such as locker facilities, showers, weight reducing equipment, massage therapy rooms, saunas, tanning machines, swimming pools, gymnasiums, sales of related health equipment and clothing, juice bars, and other related uses. May have licensed physicians, physical and massage therapists on staff.

Massage therapy establishment. An establishment where, for any form of consideration, massage, alcohol rub, fomentation, electric or magnetic treatment, or similar treatment or manipulation of the human body is offered by a licensed massage therapist as required by the State of Illinois, and as defined in State Law 225 ILCS 57/10. For the purposes of this land use definition, the following medical practices are not considered a massage service establishment, but are part of a medical/dental clinic: massage treatment administered by licensed medical practitioners, licensed physical therapists, chiropractors, acupuncturists or other holistic medical practitioners, or similar professional medical person licensed by the state.

Medical or dental clinic. A facility operated by one or more physicians, dentists, chiropractors, psychiatrists, physiotherapists, or other licensed practitioners of the healing arts for the examination and treatment of persons solely on an outpatient basis. Medical clinics also include alternative medicine clinics, such as acupuncture and holistic therapies, methadone clinics, and physical therapy offices for physical rehabilitation.

~~Physical culture and health services: Physical culture and health services includes activities conducted by licensed physicians as well as full-service health clubs providing bodybuilding and weight reducing equipment, swimming, gymnasium and locker facilities, but does not include massage parlors, leisure spas or public baths.~~

Business Districts:

		B-1			B-2		
	<u>Massage therapy establishment¹</u>	<u>P</u>			<u>P</u>		
	<u>Medical and dental clinics</u>	<u>P</u>			<u>P</u>		
(82)	Medical, dental, health, orthopedic clinics, located on any floor other than ground floor	P			P	—	
(82a)	Medical, dental, health, orthopedic clinics, located on ground floor	P			P		

¹(A) They have obtained required state and local licenses and certifications to duly operate as a massage therapy establishment.

(B) Prior to occupancy, a certificate of zoning compliance is applied for and received.

(C) All other applicable codes and ordinances are met.

(D) The massage therapy establishment is subject to an initial building inspection by the village prior to occupancy, and annual inspections thereafter.

(58)	Health clubs <u>Fitness centers/health clubs;</u> tanning spas	P			P	—	
(107)	Reserved —Physical culture and health services (see definition)						

C-1 Districts

		C-1	
(53)	Medical dental health, orthopedic clinics, located on any floor other than ground floor	P	—
(53)	<u>Medical and dental clinics</u>	<u>P</u>	—
(32)(A)	Fitness Centers/Health Clubs	P	

M Districts

...		
	<u>Fitness Centers/Health Clubs</u>	<u>P</u>		
(9)	Fuel and ice sales and storage.	—	S	

Sec. 8.08. - Permitted uses in the office/research district.

Uses permitted in the O/R office/research district shall include the following:

- (A) Offices for administrative, business, executive, professional, research or similar organizations.
- (B) Research (and design) laboratories.
- (C) Religious institutions.
- (D) Medical and dental clinics
- (E) Accessory uses to the above uses, including, but not limited to:
 - (a) Off-street parking and loading as required in article X.
 - (b) Signs as regulated in article XI.
 - (c) Reserved.
 - (d) Antennas attached to any building or structure which is four or more stories in height, not to exceed ten percent of the height of the building or structure.
 - (e) Video gaming. (See definition)
 - (f) Fitness Centers/Health Clubs
- ~~(F) Special uses.~~
 - ~~(a) Full service stand-alone restaurants seating no less than 200 persons, and offering no drive-through service.~~
 - ~~(b) Hotels.~~
 - ~~(c) Freestanding antennas and towers of any kind, as a primary or accessory use, subject to the restrictions set forth in section 4.05(E)(31).~~

Sec. 8.09. - Special uses in the office/research district.

Special uses in the office/research district shall include the following:

- (A) Daycare center (ages eight weeks to six years), provided the following special conditions are met:
 - (a) the special use will cause no appreciable traffic congestion or hazard to pedestrian safety;
 - (b) all outdoor play areas are suitably screened with fencing and landscaping acceptable to the board of trustees;
 - (c) All federal and state licensing requirements and regulations are met at all times; and
 - (d) Hours of operation are limited to 6:30 a.m. to 6:30 p.m.
- (B) Off-site parking of automobile inventory for locally franchised automobile dealerships, subject to the following special conditions:
 - (a) The minimum lot area of property for such use is 150,000 square feet;
 - (b) Such use shall not reduce required off-street parking below minimum standards for any other use which may occupy the property;
 - (c) Such use shall be adequately screened from view or otherwise situated so as to not adversely affect surrounding properties;
 - (d) The automobile dealership and/or property owner shall not permit customer visits to the property to view automobiles, and automobiles shall instead be driven to the automobile dealerships' primary dealership for customer viewing and/or test drives;
 - (e) No automobile repairs, automobile sales or other automobile dealership activities other than parking of automobiles shall be permitted;
 - (f) No loading and unloading of automobiles from automobile carriers shall take place upon the property or public streets, and instead shall occur at the respective automobile dealerships; and
 - (g) Approval shall be granted only after review of a plan showing the location and orientation of automobile inventory parking upon the property, the maximum number of spaces for automobile inventory parking, and such other information as may be relevant to the request.
- (G) Full service stand-alone restaurants seating no less than 200 persons, and offering no drive-through service.
- (H) Hotels.
- (I) Freestanding antennas and towers of any kind, as a primary or accessory use, subject to the restrictions set forth in section 4.05(E)(31).